

BILL NO. Z-72-07-10

ZONING MAP ORDINANCE NO. Z-*Withdrawn*

AN ORDINANCE amending the City of Fort Wayne Zoning Map Nos. GG1, GG2 and FF1.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the area described as follows is hereby designated a B3B District under the terms of Chapter 36, Municipal Code of the City of Fort Wayne, Indiana, 1946, as amended by General Ordinance No. 2836 and amendments therof; and the symbols of the City of Fort Wayne Zoning Map Nos. GG1, GG2 and FF1 referred to therein, established by Section 9, Article III of said Chapter as amended, are hereby changed accordingly, to-wit:

Part of Lots 14 and 15 in S. Edsall's Subdivision of Lagro Reserve, the plat of which subdivision is recorded in Deed Record 30, page 16, in the Office of the Recorder of Allen County, Indiana, and a part of Lagro Reserve. More particularly bounded and described as follows:

Commencing at the Northwest coner of Section 8, Township 30 North, Range 12 East, thence North 89° 33'00" East along the North line of Section 8, said Township and Range, 3167.77 feet to a point; thence South 0°27'00" East 40.00 feet to a point; thence South 0°33'00" East 51.82 feet to a point on the Southwesterly right-of-way of State Road 14; thence Southeasterly 742.17 feet along an arc to the right and having a radius of 2789.79 feet and subtended by a long chord having a bearing of South 76°32'00" East and a length of 739.98 feet to a point on the Southwesterly right-of-way of said State Road; thence South 64°00'49" East along the Southwesterly right-of-way of said State Road 68.29 feet to a point; thence Southeasterly 280.46 feet along an arc to the right and having a radius of 2784.79 feet and subtended by a chord having a bearing of South 64°37'37" East and a length of 280.32 feet to a point on the Southwesterly right-of-way of said State Road, which last-mentioned point is the point of beginning; thence from said point of beginning South 51°13'25" West a distance of 1,054.16 feet to a point; thence South 38°46'25" East 840.00 feet to a point on the Northwesterly right-of-way of U.S. Road 24; thence North 51°13'25" East along the Northwesterly right-of-way of U.S. Road 24 400.00 feet to an iron stake; thence North 48°29'15" East along the Northwesterly right-of-way of U.S. Road 24 100.13 feet to an iron stake; thence North 51°21'00" East along the Northwesterly right-of-way of U.S. ~~Road 24~~ 250.00 feet to an iron stake; thence North 47°26'58" East along the Northwesterly right-of-way of U.S. Road 24 441.02 feet; thence North 3°39'50" West along said right-of-way line a distance of 45.65 feet to the Southwesterly right-of-way line a distance of 45.65 feet to the Southwesterly right-of-way of State Road 14;

ROAD #24

thence North 53°39'00" West a distance of 386.89 feet along said Southwesterly line of State Road 14; thence North 49°51'50" West along said line of State Road 14 a distance of 158.82 feet; thence Northwesterly a distance of 234.74 feet along an arc to the left (along said State Road right-of-way line) having a radius of 2,784.79 feet and subtended by a long chord having a bearing of North 59°19'37" West and a length of 234.7 feet to the point on said Southwesterly line of State Road 14 which is the place of beginning;

Containing in all 22.09 acres, more or less.

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and approval by the Mayor and legal publication thereof.

Eugene Kraus
Councilman

Richard E. [Signature]

APPROVED AS TO FORM
AND LEGALITY, _____

CITY ATTORNEY

Read the first time in full and on motion by Hsing seconded by Hsing and duly adopted, read the second time by title and referred to the Committee on Regulations (and to the City Plan Commission for recommendation) (and ~~Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on~~ the _____ day of _____, 19____, at _____ o'clock P.M., E.S.T.)

Date: July 25, 1972 Charles W. Westerman
CITY CLERK

Read the third time in full and on motion by _____ seconded by _____ and duly adopted, placed on its passage.
Passed (LOST) by the following vote:

AYES _____:	NAYS _____:	ABSTAINED _____:	ABSENT _____:	to-wit:
Burns _____	_____	_____	_____	_____
Hinga _____	_____	_____	_____	_____
Kraus _____	_____	_____	_____	_____
Nuckols _____	_____	_____	_____	_____
Moses _____	_____	_____	_____	_____
Schmidt, D. _____	_____	_____	_____	_____
Schmidt, V. _____	_____	_____	_____	_____
Stier _____	_____	_____	_____	_____
Talarico _____	_____	_____	_____	_____

Date _____
CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana as (Zoning Map) (General) (Annexation) (Special) (Appropriation) Ordinance (Resolution) No. _____ on the _____ day of _____, 19____.

TEST: Charles W. Westerman (SEAL)
CITY CLERK

W. J. [Signature]
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the _____ day of _____, 19____-at the hour of _____ o'clock _____ M., E.S.T.

CITY CLERK

Approved and signed by me this _____ day of _____, 19____
at the hour of _____ o'clock _____ m., E.S.T.

MAYOR

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on July 25, 1972, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-72-07-10; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on September 18, 1972; and,

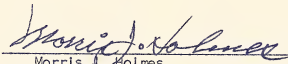
WHEREAS, a letter requesting withdrawal of the proposed ordinance has been filed with the City Plan Commission by the attorney representing the petitioner;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance be withdrawn in accordance with the written request of the attorney representing the petitioner;

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting,

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held December 18, 1972.

Certified and signed this
6th day of February, 1973.


Morris J. Holmes
Secretary

Bill No. Z-72-07-10

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance

amending the City of Fort Wayne Zoning Map No.

GG-1, GG-2, and FF-1

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance BE WITHDRAWN PASS.

John Nuckols - Chairman

Vivian G. Schmidt - Vice-Chairman

William T. Hinga

Paul M. Burns

Donald J. Schmidt.

John Nuckols
Vivian G. Schmidt
William T. Hinga
Paul M. Burns
Donald J. Schmidt

DATE 2-13-73 CONCURRED IN
CHARLES W. WESTERMAN, CITY CLERK

Bill No. Z-72-07-10

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance
amending the City of Fort Wayne Zoning Map Nos.
GG-1, GG-2, and FF-1

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance *be Withdrawn* ~~PASS.~~

Eugene Kraus, Jr. - Chairman

James S. Stier - Vice-Chairman

William T. Hinga

Paul "Mike" Burns

Vivian G. Schmidt

RECEIPT

423-7183

Nº 140

GENERAL FUND

FT. WAYNE IND. 19

RECEIVED FROM

James Nelson - Paid \$ 50.00

THE SUM OF

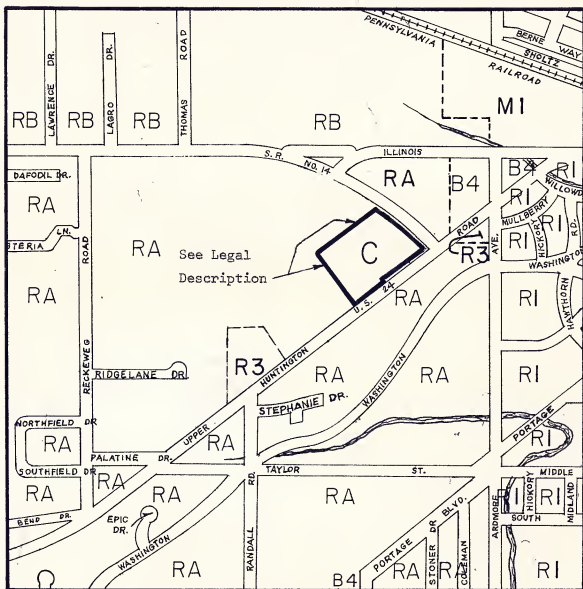
50.00 DOLLARS

ON ACCOUNT OF

James Nelson - Paid

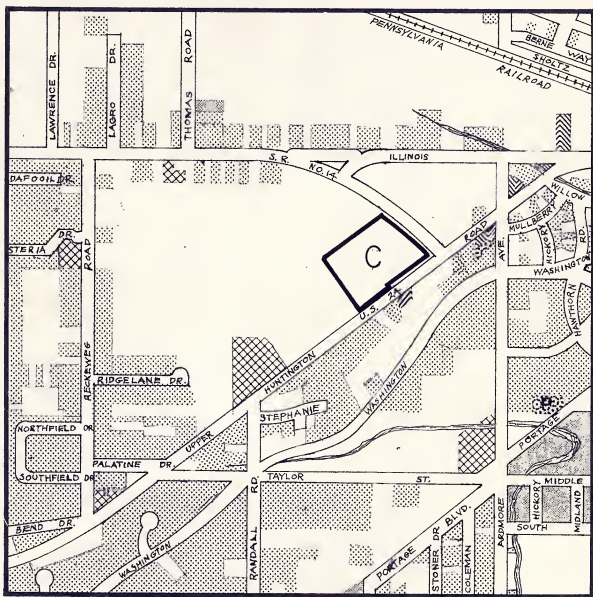
James Nelson
AUTHORIZED SIGNATURE

2-72-07-10

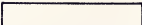







C CHANGE FROM RA TO B3B

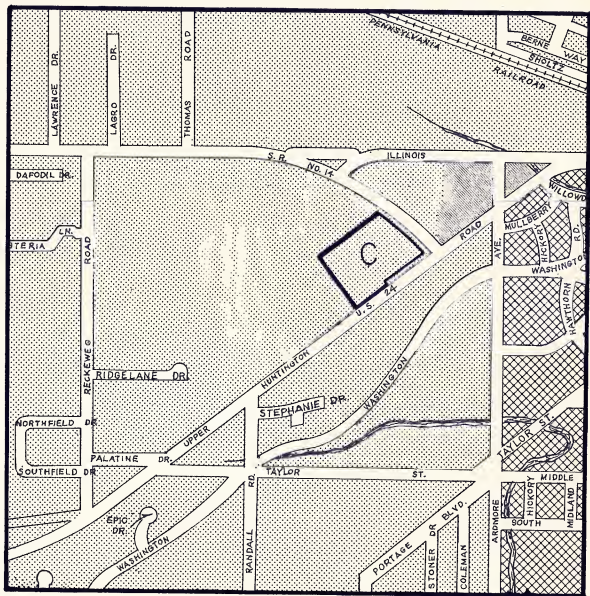
2-72-07-10



EXISTING LAND USE MAP

-  - VACANT LAND
-  - LOW DENSITY RESIDENTIAL
-  - HIGH DENSITY RESIDENTIAL
-  - RESIDENCE A
-  - ROADSIDE BUSINESS
-  - LIMITED BUSINESS B

L-72-07-10



PROPOSED LAND USE MAP

L.D.R. LOW DENSITY RESIDENTIAL
COMM. COMMERCIAL

PETITION FOR ZONING ORDINANCE

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

I/We ROSE HINDELSTEIN

(Applicant's Name or Names)

do hereby petition your Honorable Body to amend the Ordinance of Fort Wayne, Indiana, by reclassifying from a/an R-A District to S-1 District the property described as follows:

(See attached legal description)

(Legal Description)

(General Description for Planning Staff Use Only)

I/We, the undersigned, certify that I am/We are the owner(s) of fifty-one percentum (51%) or more of the property described in this petition.

Rose Hindelstein

2611 Terrace St. Rose Hindelstein

(Name)

(Address)

(Signature)

Legal Description Checked By:

(City Engineer)

NOTE FOLLOWING RULES:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the Office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or advisement is filed within the required time, the matter will not be put on the agenda for that meeting. It shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and inform them of the time and place of the meeting at which the ordinance will be considered. All withdrawals of ordinances must be made in writing prior to the Plan Commission's vote on the ordinance.

Name and address of preparer, attorney or agent:

Clifford R. Simon, Jr.
(Name)

2400 East Wayne National Bank Bldg.,
(Address)
Fort Wayne, Indiana 46802

A/G 319/243-8123
(Telephone Number)

City Plan Commission, City-County Building, Room 800, One Main Street,
Fort Wayne, Indiana 46802 Telephone Number 423-7571

REVISED DESCRIPTION FOR REZONING

Part of Lots 14 and 15 in S. Edsall's Subdivision of Lagro Reserve, the plat of which subdivision is recorded in Deed Record 30, page 160, in the Office of the Recorder of Allen County, Indiana, and a part of Lagro Reserve. More particularly bounded and described as follows:

Commencing at the Northwest corner of Section 8, Township 30 North, Range 12 East, thence North $89^{\circ} 33' 00''$ East along the North line of Section 8, said Township and Range, 3167.77 feet to a point; thence South $0^{\circ} 27' 00''$ East 40.00 feet to a point; thence South $0^{\circ} 33' 00''$ East 51.82 feet to a point on the Southwesterly right-of-way of State Road 14; thence Southeasterly 742.17 feet along an arc to the right and having a radius of 2789.79 feet and subtended by a long chord having a bearing of South $76^{\circ} 32' 00''$ East and a length of 739.98 feet to a point on the Southwesterly right-of-way of said State Road; thence South $64^{\circ} 00' 49''$ East along the Southwesterly right-of-way of said State Road 68.29 feet to a point; thence Southeasterly 280.46 feet along an arc to the right and having a radius of 2784.79 feet and subtended by a chord having a bearing of South $64^{\circ} 37' 37''$ East and a length of 280.32 feet to a point on the Southwesterly right-of-way of said State Road, which last-mentioned point is the point of beginning; thence from said point of beginning South $51^{\circ} 13' 25''$ West a distance of 1,054.16 feet to a point; thence South $38^{\circ} 46' 35''$ East 840.00 feet to a point on the Northwesterly right-of-way of U. S. Road 24; thence North $51^{\circ} 13' 25''$ East along the Northwesterly right-of-way of U. S. Road 24 400.00 feet to an iron stake; thence North $29^{\circ} 32' 55''$ East along the Northwesterly right-of-way of U. S. Road 24 53.85 feet to an iron stake; thence North $48^{\circ} 29' 15''$ East along the Northwesterly right-of-way of U. S. Road 24 100.13 feet to an iron stake; thence North $51^{\circ} 21' 00''$ East along the Northwesterly right-of-way of U. S. Road 24 250.00 feet to an iron stake; thence North $47^{\circ} 26' 58''$ East along the Northwesterly right-of-way of U. S. Road 24 441.02 feet; thence North $3^{\circ} 39' 50''$ West along said right-of-way line a distance of 45.65 feet to the Southwesterly right-of-way of State Road 14; thence North $53^{\circ} 39' 00''$ West a distance of 386.89 feet along said Southwesterly line of State Road 14; thence North $49^{\circ} 51' 50''$ West along said line of said State Road 14 a distance of 158.82 feet; thence Northwesterly a distance of 234.74 feet along an arc to the left (along said State Road right-of-way line) having a radius of 2,784.79 feet and subtended by a long chord having a bearing of North $59^{\circ} 19' 37''$ West and a length of 234.7 feet to the point on said Southwesterly line of State Road 14 which is the place of beginning;

Containing in all 22.09 acres, more or less.

K-MART SOUTH

1. *Landscape all unimproved areas within the center as required by approved plan.*
2. *Construct service road between K-Mart and Texaco Station.*
3. *Dedicate additional right-of-way along Tillman Road and Anthony Blvd.,*
4. *Install drain tile and close open ditch through the site.*
5. *Screen planting or fence behind six (6) residential properties on Tillman Road.*
6. *Dedicate easements along storm sewer.*
7. *Overall maintenance and housekeeping.*
8. *Withdraw lawsuit and pay street assessment on paving of Anthony Blvd.*
9. *Paint buildings where needed.*
10. *Repair sidewalks.*
11. *Strip parking lot.*
12. *Remove illegal signs.*

K-MART NORTH

1. *Sewer Assessment - withdraw litigation, pay assessment.*
2. *General maintenance, i.e, signs, chuckholes, pennants, painting, striping, etc.*
3. *Remove illegal signs.*
4. *Replace broken windows.*
5. *Repair parking lot light pole bases.*

Heck

TOURKOW, DANEHY & CRELL

FREDERICK R. TOURKOW
JACK D. DANEHY
MARVIN S. CRELL
G. STANLEY HOOD
RONALD K. GEHRING

ATTORNEYS AT LAW
814 ANTHONY WAYNE BANK BUILDING
FORT WAYNE, INDIANA 46802

TELEPHONE
422-8408
AREA CODE 219

January 18, 1973

Chairman, City Plan Commission
City Plan Office
8th Floor, City - County Building
Fort Wayne, Indiana 46802

RE: K-Mart zoning ordinance
Intersection U.S. 24 and
State Road 14

Gentlemen:

As attorney for the petitioners in the above-captioned re-zoning, please be advised that I would like to withdraw from the consideration of the City Plan Commission the petition filed heretofore, bearing Bill #Z-7207-10.

It is respectfully requested that this withdrawal of the petition for your consideration be without prejudice to the petitioners.

Very truly yours,

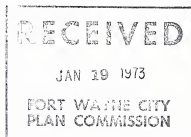
TOURKOW, DANEHY & CRELL

Marvin S. Crell
Marvin S. Crell

MSC/ary

cc: Ralph R. Blume

ATE 2/13/73
CONCURRED IN
CHARLES W. WESTERMAN, CITY CLERK



To the Planning Commission of the City of Fort Wayne:

A REMONSTRANCE AGAINST RE-ZONING OF THE AREA SITUATED ON HIGHWAY 24
SOUTHWEST OF THE JUNCTION OF HIGHWAYS 24 AND 14

We, the property-owners in the vicinity of the area under consideration, protest against the re-zoning of this area to permit the location of a K-Mart and/or other like shopping facilities for the following reasons:

- 1) Aesthetic. Highway 24 West is one of the few fairly attractive approaches to the city still extant. Re-zoning of the type proposed will, we fear, eventually culminate in an urban sprawl along Highway 24 from the disputed area all the way west to Times Corners. It will immediately produce an ugly blight if K-Mart is allowed to build. Judging from other K-Mart facilities, this chain makes no attempt to present a pleasing appearance in its architecture and landscaping; whereas Highway 24, with the exception of the Times Corners complex, is now bordered by well-kept homes, lawns, gardens, and woods. The area under consideration is presently zoned for small buildings such as doctors' offices, which retain an appearance not too far removed aesthetically from individual residences. We suggest that K-Mart consider locating in the Times Corners complex, an area which is already a visual blight on an otherwise beautiful neighborhood.
- 2) Traffic. The added traffic and congestion of cars turning in and out of a K-Mart parking lot onto Highway 24 would create a traffic hazard and would necessitate the expenditure of city money for a traffic light. Again we suggest that the K-Mart chain consider locating at the Times Corners complex which already has a traffic light.
- 3) We question the necessity of shopping facilities in our area of the kind provided by K-Mart. The needs of the residents of this area for much of the merchandise sold by K-Mart are already being met by the dime store, the drug stores, and the other merchants already established in the Times Corners-Covington Plaza area.

Name of Property Owner

Address

Lot Number

Pat Wittenberg

4400 N. WASHINGTON RD.

W180' FR. OF E 2147-97

Corrine Wittenberg (Mrs. Pat)

4400 N. Washington Road

WASHINGTON RD. Sec. 14

LAGOS DES.

(30-0018-0004)

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 18th day of August, 1972.

Property Owner

Lot No.

Property Owner	Lot No.
Pauline M. Brown	4701 Covington Rd
Edg. H. Brown	4701 " "
John C. Hockley	4701 " "
Lyda E. Ford	4721 " " Rd
Gene K. Ford	4721 " "
Helen C. Ford	4721 " "
Inez H. Hayner	4721 Covington Rd.
Judith A. Craig	4701 Covington Rd.

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 18th ^{SEPT} day of August, 1972.

Property Owner

Lot No.

<u>A. Leslie Papp</u>	<u>4702 No Washington Rd (Westwood</u>
<u>Lucile F. Papp</u>	<u>4702 No. Washington Rd (Westwood Addn)</u>
<u>JE McKinnin</u>	<u>5423 Covington Rd</u>
<u>Judith M. McKinnin</u>	<u>" " Lot Fairfield</u>
<u>Richard B. Jones</u>	<u>5511 Covington Rd (Westwood - Janney)</u>
<u>Gregory A. Bonser</u>	<u>5511 Covington Rd.</u>
<u>Rev. Cassidy</u>	<u>5437 Covington Rd</u>
<u>Luian J. Cassidy</u>	<u>5437 Covington</u>
<u>Nancy A. Hurlbarger</u>	<u>2737 Oak Terrace</u>
<u>SCA</u>	<u>5505 Covington Rd</u>
<u>Frank Kitch</u>	<u>5525 Covington Rd.</u>

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 18th day of ~~August~~ Sept, 1972.

Property Owner

Lot No.

Dr. + Mrs. James Chase 4120 N. Washington Road

Frank Munger 3715 So. Washington Rd.

John T. Archule 4501 N. Washington Rd.

Morris G. Norton 4444 N. Washington Rd.

Robert Norton Westward extended

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 18th day of Sept. August, 1972.

Property Owner

Lot No.

Mrs. Jack Evans 4600 N. Washington Rd. (Westwood)
Richard Shoaf 4204 N. Washington Rd.
Stephen S. Shoaf 4204 N. Washington Rd.

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 16TH day of SEPT. August, 1972.

Property Owner

Lot No.

<u>Mr Eugene Kraus</u>	<u>1-2-4 Westwood Wayne Township</u>
<u>Eugene Kraus</u>	<u>1-2-4 Westwood Wayne Township</u>
<u>Don F. Cutchall</u>	<u>Westwood B Add. 4606 Taylor Rd</u>
<u>Patricia W. Cutchall</u>	<u>" " 4606 Taylor Rd.</u>
<u>William East</u>	<u>4601 N. Washington Rd.</u>
<u>Orinda D. East</u>	<u>Westwood 4601 N. Washington Road</u>
<u>Norris A. Berghoff</u>	<u>4501 Taylor Road - Westwood Add.</u>
<u>Viola S. Berghoff</u>	<u>4501 Taylor Road - Westwood Add.</u>
<u>S. Ellen Jacobs</u>	<u>4401 Taylor Rd</u>
<u>Hayne G. Jacobs</u>	<u>Westwood Addition 4401 Taylor Rd -</u>
<u>Richard E. Ryan</u>	<u>5200 CORNINGTON Road - Westwood Add.</u>
<u>Martha A. Ryan</u>	<u>5200 Cornington Road - Westwood Add.</u>

REMONSTRANCE

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Dated this 18th day of Sept. August, 1972.

Property Owner

Lot No.

Haywood M. Davis 5332 Livingston Rd

Ruth G. Davis

William S. Martin 5326 Courtland Ave

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14⁷, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 18th day of ~~August~~^{Sept.}, 1972.

Property Owner

Lot No.

Edith B King 4545 North Washington Road.
 Building 4545 North Washington Road.

[illegible]

REMONSTRANCE

We, the undersigned, owners of real estate adjacent to, adjoining, or in the vicinity of, Parts of Lots 14, 15, 16 and 17 in Edsall's Subdivision of LaGro Section, in Township Thirty (30) North, Range Twelve (12) East, Allen County, Indiana, which is the subject of a current Zoning Petition to change the zoning thereof from an R-A to a B-3-B District, hereby REMONSTRATE AND PROTEST against the granting of said Petition for rezoning for the reason, among others, that the granting of said rezoning will permit the construction of commercial development westward along U. S. 24, where no commercial development is heretofore existent; for the further reason that large volumes of traffic will be created in the area which do not now exist and for the further reason that the installation of commercial development upon said property will substantially reduce property values of the residences of the undersigned, located adjacent to or in the vicinity of said project.

Dated this 18TH day of Sept. ~~August~~, 1972.

Property Owner

Lot No.

Jack E. Weisber 5200 North Wash. Rd. (Westwood)
Janet L. Weisber 5200 N. Wash. Rd. (Westwood)

REMONSTRANCE

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Dated this 11th ^{Sept.} day of ~~August~~, 1972.

Property Owner

Lot No.

<u>James O. Gilbert</u>	<u>4420 N. Washington Road</u>
<u>Marguerite L. Gilbert</u>	"
<u>Joe R. Rimard</u>	<u>4410 " " " 27-A</u>
<u>Oliver T. Rimard</u>	" " " 27-A
<u>W. B. Rimard</u>	<u>4310 " " "</u>
<u>Robert R. Shugart</u>	<u>4206 N. Washington Road.</u>
<u>Ann M. Shugart</u>	<u>4206 N. Washington Road.</u>
	<u>LaGro Res E 196 OF W 490 FT N OF E</u>
	<u>2148.96 FT N OF WASH RD SE 1/4 SEC. 8</u>
<u>Doug Halley</u>	<u>52021 Randall Rd.</u>
<u>John Halley</u>	<u>Lot 36 Westwood Extd Amd.</u>

Property Owner

Lot No.

Alfred Malady 4800 N. Wash. Rd.
Julia Ann Malady Hoppen and Westwood Add.

REMONSTRANCE

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Dated this 18th day of ~~August~~ Sept, 1972.

<u>Property Owner</u>	<u>Lot No.</u>
<u>Jesse McGee</u>	<u>Lots 30, 31, A 44, 7 U.S. 24 W.</u>
<u>Mrs. W. Phillips Hasler</u>	<u>3830 N. Washington Rd.</u>
<u>Mrs. Hubert R. Miller</u>	<u>Washington Pl. Add. Lot 4</u>
<u>Mrs. Hubert R. Miller</u>	<u>3811 N. Washington Rd.</u>
<u>Hannah F. Zacher</u>	<u>3801 No. Washington Rd.</u>
<u>Alfred J. Zacher</u>	<u>3801 No. Washington Rd.</u>
<u>Carl R. McKeeman</u>	<u>1615 Ardmore</u>
<u>Don H. McKeeman</u>	<u>1615 Ardmore</u>
<u>W. Cochs</u>	<u>3723 N. Wash. Rd.</u>
<u>Mrs. & Mrs. A. E. Hayes</u>	<u>3734 N. Wash. Rd.</u>
<u>Mrs. Ray MacDowall</u>	<u>1521 Ardmore Ave.</u>

Property OwnerLot No.

Druid E. Haynes	3939 N. Wash. Rd.
John D. Haynes	3939 N. Wash. Rd.
Wm. J. Harding	3941 N. Wash. Rd.
J. M. Harding	" "
Thomas W. Bender	4015 N. Washington Road.
Norman B. Bradie	4015 N. Washington Rd
Thurs. B. King	3918 N. Washington Rd.
Thurs. B. King	3918 N. Washington Rd.
Thurs. B. King	3901 N. Washington Rd.
Rita D. Cleland	3901 N. Washington Rd.
Steven A. Zimmerman	3812 No. Washington Rd.
E. Sue Zimmerman	3812 No. Washington Rd.
Harry S. Lloyd	3838 N. Washington Rd.
Alvin H. H. H.	3830 N. Washington Rd.
Robert B. Lloyd	3838 N. Washington Rd.
Gene Hastings	3729 Mulberry Rd.
Howard R. Miller	3710 Mulberry Rd.
Margaret R. Miller	3710 Mulberry Rd.
Dr. Prentice	3717 No. Washington Rd.
Florence W. Prentice	3717 No. Washington Rd.
Alex C. Merrill	1516 Ardmore Ave.
William B. Merrill	1516 Ardmore Ave.
Susan Weaver	3711 Mulberry Rd.
John D. Weaver	3711 Mulberry Rd.
Jim Miller	4417 US 240 East

REMONSTRANCE

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Dated this 18th day of Sept. August, 1972.

Property Owner

Lot No.

<u>Glenn Smith</u>	<u>4430 71. Washington Road</u>
<u>Lorraine E. Smith</u>	<u>26 A. Westwood Extended</u>
<u>Margaret G. West</u>	<u>4430 N. Washington Road</u>
<u>J. C. Korte</u>	<u>26 A. Westwood Extended</u>
<u>Lucile M. Korte</u>	<u>71. Washington Road</u>
<u>Carol B. Clark</u>	<u>4140 N. Washington Rd.</u>
<u>Robert R. Weimer</u>	<u>11 " "</u>
<u>Helen V. Weimer</u>	<u>4225 U. Hunt. Rd.</u>
<u>Janet M. McClint</u>	<u>4129 Upper Hunt. Rd.</u>
<u>Mary E. Radtke</u>	<u>Sec. 5-26-12 1/2 La Gro Sec.</u>
<u>G. Robert Mullins</u>	<u>4309 Upper Huntington Rd.</u>
<u>Paul M. Mullins</u>	<u>4321 Upper Huntington Rd.</u>
	<u>2450 Randall Rd.</u>
	<u>2450 Randall Rd</u>

Property Owner

Lot No.

Elmer B. Dine

3333 So. Washington Rd

Donald Paul McCloud

4304 Upper Huntington Rd.

Dear Members,
This article
was good news.

May you give as
serious consideration to the
going of the U.S. 24 shopping
symbol (for K-Mart)

With the hazardous
trafficking pattern at present ^{plus the}
available space at Time Corners
and Covington Plaza, this
cannot be justified for
additional shops.
Sincerely
H. Weisman

Sept 2, 1972
city.

City Planners
City County Building
City of Fort Wayne.

Gentleman,

A lot of us in this area
were really disappointed, when you
failed to give (the go-head) for
the Kmart west of the city.

We need a Kmart plus other
fine stores in this area.

Sincerely
Mr. J. W. Hughes
City of City.



Edward D. Downing
4001 North Washington Road
Fort Wayne, Indiana 46804

September 11, 1972

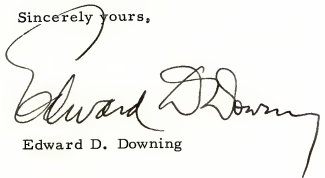
Mr. John E. Hoffman, Jr., Attorney
1212 Anthony Wayne Bank Building
Fort Wayne, Indiana 46802

Dear Mr. Hoffman:

We reside at the above address, a scant few hundred feet from the area being considered for rezoning south of State Highway 14 and northwest of U.S. Highway 24. Development in the manner which has been proposed would have a decided detrimental effect on the value of our property and we wish to record with you our opposition to the project.

Mrs. Downing and I would attend the hearing on Monday, September 18, except that we will then be out of town. Will you please draw our position to the attention of the Planning Commission.

Sincerely yours,

A large, stylized handwritten signature of Edward D. Downing in dark ink. The signature is fluid and cursive, with the first name 'Edward' being particularly prominent and the last name 'Downing' trailing off to the right.

Edward D. Downing

eg

Mrs. G. Michael Ternet
2715 North Anthony Boulevard
Fort Wayne, Indiana 46805

September 26, 1972

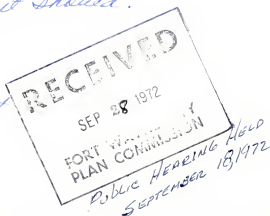
City Plan Commission
City-County Building
Fort Wayne, Indiana 46802

Dear Sirs:

Although I will not be affected by the traffic, I hope you will refuse K-Mart's request to build in the Time Corners area. K-Mart already has two outlets in Fort Wayne and that should be sufficient for a city this size.

If you allow K-Mart to build, soon Mr. Wiggs and Ipp. Weg will be making the same request. And then there will be the same traffic congestion that there is on the By Pass and the Southtown Mall area. If this can be avoided, I think it should.

Sincerely,
Mrs. G. Michael Ternet



ORDINANCE CHECK-OFF SHEET

INFORMATION REGARDING ORDINANCE

CONTENTS OF ORDINANCE

	BILL NO. <i>2-72-07-10</i>
	ORDINANCE NO. <i>2-Withdrawn</i>
X	REGULAR SESSION <i>8-25-72</i>
	SPECIAL SESSION
	APPROVED AS TO FORM AND LEGALITY <i>Yes</i>
	BILL WRITTEN BY
	DATE INTRODUCED <i>8-25-72</i>
	REFERRED TO SAID STANDING COMMITTEE
X	REFERRED TO CITY PLAN <i>8-25-72</i>
	LEGAL PUBLIC HEARING
	LEGAL PUBLICATION
	JOINT HEARING
	DEPARTMENT HEARING
	HOLD FILE
	PASS
	DO NOT PASS
X	WITHDRAWN <i>2-13-73</i>
	SUSPENSION OF RULES
	PRIOR APPROVAL
	ORDINANCE TAKEN OUT OF OFFICE
	OTHER INSTRUCTIONS REGARDING ORDINANCE
	CORRECTIONS MADE TO ORDINANCE
	PEOPLE SPEAKING FOR ORDINANCE
	PEOPLE SPEAKING AGAINST ORDINANCE

✓	COMMITTEE SHEET
✓	VOTE SHEET
	PURCHASE ORDERS
	BIDS
	ORDERS, BIDS OR OTHER PAPERS TAKEN OUT AND BY WHOM
	LETTER REQUESTING ORDINANCE DRAWN UP BY CITY ATTORNEY
	COMMUNICATIONS FROM <i>clerk</i>
X	<i>Receipt Return for Zoning Ordinance</i> ZONING MAPS
	<i>Remuneration</i> ABSTRACTS
	TITLES
	PRIOR APPROVAL LETTER

COUNCILMAN'S VOTE

	AYES	NAYS	ABSENT
BURNS			
HINGA			
KRAUS			
MOSES			
NUCKOLS			
D. SCHMIDT			
V. SCHMIDT			
STIER			
TALARICO			

COMMENTS:

Letter of Withdrawal from Mayor -